

WHITNEY OAKS COMMUNITY ASSOCIATION  
BOARD OF DIRECTORS MEETING

April 5, 2017

6:00 P.M.

At The Oaks in Springfield

AGENDA



- I. **CALL TO ORDER /ROLL CALL:**
- II. **APPROVAL OF MEETING MINUTES:** March 1, 2017.....PAGE 2-5
- III. **MANAGER’S REPORTS & LOGS:**
- IV. **APPOINTMENT OF BOARD SEATS:**  
A. Richard Campbell – Secretary  
B. Natalie Trost – Member at Large
- V. **COMMITTEE REPORTS/MINUTES:**  
A. Architectural Review Committee – *Eric King*.....PAGE 6-9  
B. Landscape Committee – *Holt Gedeit/Richard Campbell*.....PAGE 10  
C. Finance Committee – *Don Biddle*.....PAGE 13  
    1) Appointment of Finance Committee Member (Steve Vanunen)  
    2) Recommendation on CPA Review  
D. Trails – *Richard Conrad*
- VI. **FINANCIAL BUSINESS:**  
A. CFO Report: February 2017.....PAGE 14-32  
B. Reserve Expense Authorizations for February.....PAGE 33-39  
C. Bad Debt Write Off.....PAGE 41-43  
D. Lien Resolution for Delinquent Accounts (*if any*).....PAGE 44-49
- VII. **CONFIRMATION ITEMS:** *\*Please make a motion to ratify the approval of the following bids\**  
A. Gates 3 and 9 Repairs (Hillcrest) = \$13,488.00  
B. Tree Fertilization (BLM):- \$4,487.00
- VIII. **NEW BUSINESS:**  
A. Code of Conduct.....PAGE 51-54
- IX. **OPEN FORUM** *Comments by Homeowners and brief discussion of those comments. Per civil code, no action may be taken upon a matter raised under this portion of the agenda. Please note that the Board has the authority to limit the time for individual comments and let everyone have a chance to bring items to the attention of the Board.*
- X. **ANNOUNCEMENTS** - Next Board of Directors Meeting(s):  
➤ May 5, 2017 Regular Board Meeting at 6:00 P.M. – The Oaks  
➤ May 3, 2017 Executive Meeting at 6:00 P.M. – Whitney Oaks Golf Club (private meeting)
- XI. **ADJOURN:**